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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 47,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF NOVEMBER 19 79

Notary Public

MY COMMISSION EXPIRES: 11-17-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTYS.

401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas J. Fitzpatrick (NAME)	Churchill Mortgage Corporation (NAME)	83-7-119
809 Porter Road (STREET ADDRESS OR ROUTE NUMBER)	5775 C Peachtree, Dunwoody Rd. (STREET ADDRESS)	27W-4985
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30342 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, COMMERCE UNION BANK, Executor of the Estate of Hazel Hawkins Kerr

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas J. Fitzpatrick et ux Mary Evelyn Fitzpatrick

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 17, Block A on the plan of Tillman Subdivision, Part 1, of record in Book 1130, page 29, Register's Office for said County.

SAID Lot No. 17 fronts 75 feet on the southeasterly margin of Porter Road and extends back 235 feet, more or less, on the northeasterly line and 268 feet, more or less, on the southwesterly line to a dead line in the rear, measuring 85 feet, more or less, thereon.

BEING the same property conveyed to A. D. Kerr and wife, Hazel Hawkins Kerr by deed from J. W. Butts and wife, Willie G. Butts of record in Book 1371, page 346, said Register's Office. A. D. Kerr subsequently died. Hazel Hawkins Kerr has since died and by her will of record in Will Book 127, page 438, Probate Court for said County directed that the premises be sold by her executor, Commerce Union Bank.

This is unimproved ( ) improved (XX) property, known as 809 Porter Road (House Number) (Street) Nashville, TN (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 9TH day of NOVEMBER, 19 79

COMMERCE UNION BANK, Executor

by: D. Kirk Scales, Jr.
Senior Vice President

ATTEST:

by: Charles J. Vacca
ASSISTANT VICE PRESIDENT

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared M. Kirk Scobey, Jr. and Charles J. Vacca with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Senior Vice President and Assistant Vice President respectively of the Commerce Union Bank the within named bargainor, a corporation, and that they as such Senior Vice President and Assistant Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said M. Kirk Scobey, Jr. as such Senior Vice President, and attesting the same by the said Charles J. Vacca as such Assistant Vice President

Witness my hand and official seal at office at Nashville, Tennessee on this the 7th day of November, 19 79

My commission expires 11-17-80

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

COMMERCE UNION BANK

TO

Thomas J. Fitzpatrick, et ux

F. 6 2 8 8 4

IDENTIF. REFERENCE

Nov 12 2 12 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Box 1, Box 8 pm

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5528 PAGE 397

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

47000.00- CO
122.20 CO TX
.50 PRFEE
6.00 WDEED
CHECK 128.70-
5066A11/12/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 628844

IDENTIF. REFERENCE T

Nov 12 2 12 PM '79

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 724971